

Franklin County Legal Journal

Volume 43, No. 10

September 5, 2025

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

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Franklin County Legal Journal

The Franklin County Legal Journal is published by the Franklin County Bar Association, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201-2291. Subscriptions for the weekly advance sheets are \$35 per year.

Legal notices and all other materials must be received by noon on Monday of the week of publication. Send all materials to Executive Director, editor, at legaljournal@franklinbar.org or by mail to the above address.

POSTMASTER: Send address changes to the Franklin County Legal Journal, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201-2291.

PUBLIC NOTICES

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Helen Marie Benchoff, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Elizabeth M. Benchoff
11435 Country Hill Court
Waynesboro, PA 17268

Attorney:

Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

9/5, 9/12, 9/19/2025

Estate of Jeffrey Lee Davis, a/k/a Jeffrey L. Davis, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:

Lennah E. Mellott
2734 Warmspring Road
Chambersburg, PA 17202

Attorney:

Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

9/5, 9/12, 9/19/2025

Estate of James W. Shira, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Orrstown Bank
77 East King Street
Shippensburg, PA 17257

Attorney:

Lawrence R. Rife IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

9/5, 9/12, 9/19/2025

Estate of Mary E. Smith, a/k/a Mary Smith, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representatives:

Denton Smith
9797 Waterfall Road
Hustontown, PA 17229
Alice Cramer
12328 Snyder Avenue
Waynesboro, PA 17268

Attorney:

Timothy W. Misner, of Counsel
The Law Offices of Samantha K. Wolfe LLC
39 South Broad Street
Waynesboro, PA 17268

9/5, 9/12, 9/19/2025

Estate of Greg Wesley Tourney, a/k/a Greg W. Tourney, a/k/a Greg Tourney, late of Montgomery Township, Franklin County, Pennsylvania.

Personal Representatives:

Samuel W. Tourney
Michele M. Lavoie
c/o Zullinger-Davis-Trinh, P.C.
74 North Second Street

Chambersburg, PA 17201

Attorney:

Suzanne M. Trinh
Zullinger-Davis-Trinh, P.C.
74 North Second Street
Chambersburg, PA 17201

9/5, 9/12, 9/19/2025

Second Publication

Estate of Jean C. Alwine, a/k/a Deloyce Jean Conner Alwine, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Lisa J. Dugger
528 South Sycamore Street
Elizabethton, TN 37643

Attorney:

Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

Estate of Thomas W. Beard, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Erika L. Beard
349 Channing Drive
Chambersburg, PA 17201
Attorney:
George E. Wenger, Jr.
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

Estate of JT Berger, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Jennifer Berger
247 Kolpark Drive
Chambersburg, PA 17202

Attorneys:

Lori J. Cerato
Kelly L. Lombardo
729 Sarah Street
Stroudsburg, PA 18360

8/29, 9/5, 9/12/2025

PUBLIC NOTICES

Estate of Daisy Cruz, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Clinton Barkdoll

Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

Attorney:

Clinton Barkdoll

Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

8/29, 9/5, 9/12/2025

Estate of James L. Ferrell, a/k/a James Lavine Ferrell, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Charles Ferrell

540 South Coldbrook Avenue

Chambersburg, PA 17201

Attorney:

Suzanne M. Trinh

Zullinger-Davis-Trinh, P.C.

74 North Second Street

Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

Notice is hereby given of the administration of **THE MELINDA J. HARTMAN SUPPLEMENTAL NEEDS TRUST** Dated October 2, 2023. Jean M. Baughman, Grantor of the trust, late of Franklin County, Pennsylvania, died on June 19, 2025. Rebecca Wallick, Trustee, requests all persons having claims or demands against said trust of the decedent to make known the same to the undersigned or the attorney, and all persons indebted to said decedent are requested to make payment without delay to the Trustee or The Trustee's attorney named below:

Trust of:

The Melinda J. Hartman Supplemental Needs Trust
Dated October 2, 2023

Trustee:

Rebecca Wallick

c/o The Law Offices of Samantha K. Wolfe, LLC

20 East Sixth Street, Suite 206

Waynesboro, PA 17268

Attorney:

Samantha K. Wolfe

The Law Offices of Samantha K. Wolfe, LLC

20 East Sixth Street, Suite 206

Waynesboro, PA 17268

8/29, 9/5, 9/12/2025

Estate of Marlin E. McNew, a/k/a Marlin Elwood McNew, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Lisa M. Woy

9438 Tomstown Road

Waynesboro, PA 17268

Attorney:

Tracy J. Ross

Family First Estate Services

1110 Kennebec Drive

Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

Estate of Philip R. Meck, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:

Troy Lynn Meck

415 West Main Street

Fayetteville, PA 17222

Phillip Wayner Meck

3317 Turtle Rock Road

Virginia Beach, VA 23452

Trent Douglas Meck

150 Queens Lane

McConnellsburg, PA 17233

Attorney:

Joseph A. Macaluso

P.O. Box 83

Orrstown, PA 17244

8/29, 9/5, 9/12/2025

Estate of Lillian E. Pool, a/k/a Lillian Elizabeth Pool, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Sally R. Myers

115 Reynolds Avenue

Mont Alto, PA 17237

Craig E. Pool

5210 Main Street

Marion, PA 17235

Attorney:

Joseph A. Macaluso

P.O. Box 83

Orrstown, PA 17244

8/29, 9/5, 9/12/2025

Estate of Suzanne G. Rice, late of Peters Township, Franklin County, Pennsylvania.

Personal Representative:

Richard F. Rice

1462 Fort Loudon Road

Mercersburg, PA 17236

Attorney:

Steiger & Steiger

Attorneys-at-Law

56 South Main Street

Mercersburg, PA 17236

8/29, 9/5, 9/12/2025

Estate of Donald P. Snyder, a/k/a Donald Perry Snyder, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Brittnay L. Snyder

232 South Allison Street

Greencastle, PA 17225

Attorney:

Tracy J. Ross

Family First Estate Services

1110 Kennebec Drive

Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

PUBLIC NOTICES

Estate of Pamela Jane Wagner, a/k/a Pamela J. Wagner,
late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

Ned Myers Brown
211A Wesley Drive
Waynesboro, PA 17268

Attorney:

Tracy J. Ross
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

8/29, 9/5, 9/12/2025

Third Publication

Estate of Douglas A. Albert, a/k/a Douglas Albert,
late of the Borough of Greencastle, Franklin County,
Pennsylvania.

Personal Representative:

Shana Albert
201 South 15th Street
Emmaus, PA 18049

Attorney:

Elizabeth A. Clark
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

8/22, 8/29, 9/5/2025

Estate of George P. Buckey, late of Franklin County,
Pennsylvania.

Personal Representative:

Mary Marshall Buckey
c/o The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268

Attorney:

Samantha K. Wolfe
The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268

8/22, 8/29, 9/5/2025

Estate of Dorothy Jean Chamberlain, a/k/a Jean
Chamberlain, a/k/a Dorothy Jean Hoffman, late of
Washington Township, Franklin County, Pennsylvania.

Personal Representatives:

Bobbi Ann Hoffman
4512 Grandin Road
Roanoke, VA 24018
Mickie Diane Bolduc
12828 Rose Grove Drive
Oak Hill, VA 20171

Attorney:

James M. Stein
DSS Law
10440 Buchanan Trail East
Waynesboro, PA 17268

8/22, 8/29, 9/5/2025

Estate of Ralph Jackson Clayton, a/k/a Ralph J. Clayton,
late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Lynda J. Clayton
1222 Preston Lane
Greencastle, PA 17225

Attorney:

John W. Frey
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

8/22, 8/29, 9/5/2025

Estate of Bryan K. Dickinson, late of the Borough of
Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

James Dickinson
c/o Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

Attorney:

Clinton Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

8/22, 8/29, 9/5/2025

Estate of Vicki Anne Edwards, late of the Borough of
Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Heather Forberger
c/o Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

Attorney:

Clinton Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

8/22, 8/29, 9/5/2025

Estate of Marian D. Gable, a/k/a Marian Gable, late of
Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Lee Ann Gable
35247 Round Knoll Court
Round Hill, VA 20141

Attorney:

Mark T. Orndorf
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

8/22, 8/29, 9/5/2025

Estate of Nancy Sue Glenn, a/k/a Nancy S. Glenn, a/k/a
Nancy Eakin Glenn, late of the Borough of Mont Alto,
Franklin County, Pennsylvania.

Personal Representative:

Michael E. Glenn
c/o Murphy & Childers, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

Jared S. Childers
Murphy & Childers, P.C.
237 East Queen Street
Chambersburg, PA 17201

8/22, 8/29, 9/5/2025

PUBLIC NOTICES

Estate of Nancy J. Henry, late of Antrim Township,
Franklin County, Pennsylvania.

Personal Representative:

Kristen Uccellini
1601 Paulmark Avenue
Greencastle, PA 17225

Attorney:

Elizabeth A. Clark
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

8/22, 8/29, 9/5/2025

Estate of Nancy J. Leab, late of Hamilton Township,
Franklin County, Pennsylvania.

Personal Representative:

Tina M. Hoch Shauf
127 Dymond Avenue
Fayetteville, PA 17222

Attorney:

Steiger & Steiger
Attorneys-at-Law
56 South Main Street
Mercersburg, PA 17236

8/22, 8/29, 9/5/2025

Estate of Scott D. Meyers, late of Franklin County,
Pennsylvania.

Personal Representative:

Helen Meyers
c/o The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268

Attorney:

Samantha K. Wolfe
The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268

8/22, 8/29, 9/5/2025

Estate of John L. Offner, late of Greene Township,
Franklin County, Pennsylvania.

Personal Representative:

Vera Blinn Reber
1500 Northfield Drive, Apartment 2101
Chambersburg, PA 17201

Attorney:

Joel R. Zullinger
Zullinger-Davis-Trinh, P.C.
74 North Second Street
Chambersburg, PA 17201

8/22, 8/29, 9/5/2025

**ARTICLES OF AMENDMENT -
MUNICIPAL AUTHORITY**

NOTICE is hereby given that Articles of Amendment to the Articles of Incorporation of the Mercersburg Borough General Purpose Authority, a municipality authority with its registered located at 113 South Main Street, Mercersburg, Pennsylvania 17236 will be filed on September 8, 2025 with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania pursuant to the provisions of the Municipality Authorities Act, 53 Pa.C.S. §5601 et seq (the "Act"). The nature and character of the amendment are to amend its Articles of Incorporation to extend its term of existence fifty (50) years from the date of approval of the Articles of Amendment, which Amendment is authorized and permitted by the Act. The amendment to the Articles of Incorporation will become effective on the date of filing with the Department of State of the Commonwealth of Pennsylvania.

Samuel E. Wiser, Jr.
Salzmann Hughes, P.C.
79 Saint Paul Drive
Chambersburg, PA 17201

9/5/2025

FICTITIOUS NAME NOTICE

Notice is hereby given that a Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on July 8, 2025, for **Endless Thread Embroidery** with a principal place of business located at 12185 Scott Rd., Waynesboro, PA 17268 in Franklin County. The individual interested in this business is Dervin Eby, also located at 12185 Scott Rd., Waynesboro, PA 17268. This is filed in compliance with 54 Pa.C.S. 311422 Roswell Ln., West Chester, PA 193801

9/5/2025

FICTITIOUS NAME NOTICE

Notice is hereby given, pursuant to the provisions of the Fictitious Names Act of Pennsylvania (54 Pa.C.S. Section 301 et. seq.), that an application for registration of a Fictitious Name was filed with the Department of State of the Commonwealth of Pennsylvania on June 05, 2025, for the conduct of a business under the Fictitious Name of Lamplit Words at 10937 Morgan Drive, Shippensburg, PA 17257. The names and addresses of all persons who are parties to the registration are: Jessica Sprecher, 10937 Morgan Drive, Shippensburg, PA 17257.

9/5/2025

PUBLIC NOTICES

NAME CHANGE NOTICE

IN THE COURT OF COMMON PLEAS OF THE 39TH JUDICIAL DISTRICT OF PENNSYLVANIA, FRANKLIN COUNTY BRANCH Notice is hereby given to the public that a petition for name change of minor child Jasper Lee Maddle Everhart was filed on August 1, 2025 by and through his mother, Destiny N. Maddle, requesting a decree to change the name of Jasper Lee Maddle Everhart to Jasper Lee Maddle. The court has set October 23, 2025 at 10:30AM in the Franklin County Judicial Center, at 14 N Main St, Chambersburg Pennsylvania, as the time and place for the hearing on said petition when and where all persons interested may appear and show cause, if any they have, on why the petition should not be granted.

9/5/2025

NAME CHANGE NOTICE

Notice is hearby given that on July 17, 2025, a petition for change of name was filed in the Franklin County Court of Common Pleas, requesting a decree to change the name of Carter Mason Sweigert to Carter Allen Sweigert. The Court has fixed September 23, 2025, at 9:30am in Courtroom #2025-02697, Franklin County Courthouse 14 North Main St Chambersburg, PA 17201, as the time and place for the hearing on said petition when and where all persons interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

9/5/2025

**SHERIFF’S SALE
SEPTEMBER 12TH, 2025**

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by BID4ASSETS.COM promptly at 1 :00 P.M. on the above date, the hereinafter mentioned Real Estate. For more information, please visit www.bid4assets.com/franklincountypasherriffsales. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff no later than October 10th, 2025 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten (10) days thereafter.

Sheriff Benjamin H. Sites.

TERMS

Upon completion of the Auction, 10% of the purchase price or 10% of all costs, whichever may be higher, shall be delivered to BID4ASSETS, per their instruction. The purchaser shall pay the balance of 90% of the purchase price for each property purchased by 4:30 pm EST on the 10th calendar day, following the auction. If the 10% payment is not made the following day of the sale or the balance due is not made, all money previously paid will be forfeited and the property will be offered to the next highest bidder by BID4ASSETS, unless otherwise stated. Deeds will be recorded in the name of the successful bidder.

SHERIFF SALE DATES

CUT OFF DATES	SALE DATES
JAN 3, 2025	MARCH 14, 2025
FEB 28, 2025	MAY 9, 2025
MAY 2, 2025	JULY 11, 2025
JULY 7, 2025	SEPT 12, 2025
SEPT 5, 2025	NOV 14, 2025
OCT 31, 2025	JAN 9, 2026

No. 2021-299

**TOWD POINT MORTGAGE TRUST 2018-2; U.S.
BANK NATIONAL ASSOCIATION, AS INDENTURE
TRUSTEE**

vs

**BRIAN MORGAN (DECEASED); MARY MORGAN
(DECEASED); AND RICHARD R. GAN, AS
ADMINISTRATOR OF THE ESTATE OF MARY
MORGAN,**

PROPERTY ADDRESS: 893 Buchanan Trail East,
Greencastle, PA 17225

UPI/ TAX PARCEL NUMBER: 01-0A18-.088-.000000

ALL the following described real estate, lying and being situate in Antrim Township, Franklin County, Commonwealth of Pennsylvania, bounded and described as follows:

Judgment in the amount of: \$ 349,720.14

Writ filed by: Eckert Seamans Cherin & Mellott, LLC
Adam M. Shienvold
213 Market Street, 8th Floor
Harrisburg, PA 17101

PUBLIC NOTICES

No. 2025-1121

**M&T BANK
VS**

ELIZABETH J. BROWN

PROPERTY ADDRESS: 12133 Poltown Road,
Waynesboro, PA 17268

UPI/ TAX PARCEL NUMBER: 23-0Q05.-140A-000000

By virtue of a Writ of Execution Case Number 2025-1121
M&T Bank

V.

Elizabeth J. Brown

Property Being Known As: 12133 Polktown Road,
Waynesboro, PA 17268

Tax ID/Parcel No.: 23-0Q05.-140A-000000

Improvements thereon: Single-Family Residential
Dwelling

JudgmentAmount: \$135,357.66

Attorney for Plaintiff:

McCalla Raymer Leibert Pierce, LLP

485F Route 1 South, Suite 300

Iselin, NJ 08830-3072

No. 2024-3896

PENNYMAC LOAN SERVICES LLC

VS

CAYLEE A. BLADES; MICHAEL D. HOGAN

PROPERTY ADDRESS: 121 North Broad Street,
Waynesboro, PA 17268

UPI/ TAX PARCEL NUMBER: 24-5D02.-034.-000000

Being known and designated as Lot 2, containing 3,547
square feet, more or less, as shown on the "final Plat of
Subdivision of land for TD Homes 4 you L.L.C". recorded
in the office of the Recorder of Deed for Franklin County,
Pennsylvania in Instrument No. 202309994.

Judgment in the amount of: \$ 205,576.48

Writ Filed By: Powers Kim, LLC

Eight Neshaminy Interplex, Suite 215
Trevose, PA 19053

No. 2023-3286

**DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE FOR SAXON ASSET SECURITIES
TRUST 2007-3, MORTGAGE LOAN ASSET
BACKED CERTIFICATES, SERIES 2007-3**

VS

**ERIN DENNIS A/KIA ERIN L. DENNIS; HEATHER R.
SPRANKLE A/KIA HEATHER SPRANKLE, IN HER
CAPACITY AS ADMINISTRATRIX OF THE ESTATE
OF JON DENNIS, JR.; JOSHUA A. DENNIS, IN HIS
CAPACITY AS HEIR OF JON DENNIS.; JUSTIN
B. DENNIS, IN HIS CAPACITY AS HEIR OF JON
DENNIS, JR.; ELICIA DENNIS, IN HER CAPACITY
AS HEIR OF JON DENNIS, JR.; UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND ALL PERSONS,
FRIMS OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER JON
DENNIS, JR.**

PROPERTY ADDRESS: 1095 Cider Press Road,
Chambersburg, PA 17202

UPI/ TAX PARCEL NUMBER: 1 0-0D08.-028A-0001

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND
SITUATE IN THE TOWNSHIP OF GUILFORD
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 1095 CIDER PRESS ROAD
CHAMBERSBURG, PA 17202

BEING PARCEL NUMBER: 10-0D08.-028A-0001

IMPROVEMENTS: RESIDENTIAL PROPERTY

WRIT FILED BY: ROBERTSON, ANSCHUTZ, SCHNEID,
CRANE & PARTNERS, PLLC
DANIELLE R. DREIER
133 GAITHER DR, SUITE F
MT. LAUREL, NJ 08054

No. 2022-2659

FIRST HORIZON BANK

VS

LUCINDA K. FREEMAN

PROPERTY ADDRESS: 65 Greenlea Way,
Chambersburg, PA 17202

UPI/ TAX PARCEL NUMBER: 10-0D05R-087.-000000

IMPROVEMENTS consist of a residential dwelling.

BEING PREMISES: 65 Greenlea Way
Chambersburg, PA 17202

SOLD as the property of LUCINDA K. FREEMAN

TAX PARCEL #10-0D05R-087.-000000

DEED BOOK: 2263

DEED PAGE: 537

PUBLIC NOTICES

No. 2024-4447

**ROCKET MORTGAGE, LLC F/K/A QUICKEN
LOANS, LLC**

VS

JOHNNY R. HOLLINSHEAD

PROPERTY ADDRESS: 3589 Guilford Spring Road,
Chambersburg, PA 17202

UPI/ TAX PARCEL NUMBER: 10-0D13-.050-.000000

ALL the following described real estate lying and
being situate in Guilford Township, Franklin County,
Pennsylvania, bounded and limited as follows:

Judgment in the amount of: \$ 167,970.81

Writ filed by: Stern & Eisenberg, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976

No. 2024-3299

FANNIE MAE

VS

**JASON T. ECKENRODE, BELIEVED HEIR/
ADMINISTRATOR TO THE ESTATE OF LISAA.
ECKENRODE, KALA ESTELLE STAKE, BELIEVED
HEIR/ADMINISTRATOR TO THE ESTATE OF LISAA.
ECKENRODE, CYNTHIA ALLEN STAKE, BELIEVED
HEIR/ADMINISTRATOR TO THE ESTATE OF LISAA.
ECKENRODE, KATELYNN M. STAKE, BELIEVED
HEIR/ADMINISTATOR TO THE ESTATE OF LISA
A. ECKENRODE, AND THE UNKNOWN HEIRS/
ADMINISTATORS OF THE ESTATE OF LISA A.
ECKENRODE,, KALA ESTELLE STAKE, BELIEVED
HEIR/ADMINISTRATOR TO THE ESTATE OF
LISA A. ECKENRODE, CYNTHIA ALLEN STAKE,
BELIEVED HEIR/ADMINISTRATOR TO THE ESTATE
OF LISAA. ECKENRODE, KATELYNN M. STAKE,
BELIEVED HEIR/ADMINISTRATOR TO THE ESTATE
OF LISA A. ECKENRODE, THE UNKNOWN HEIRS/
ADMINISTRATORS OF THE ESTATE OF LISA A.
ECKENRODE**

PROPERTY ADDRESS: 125 Anthony Highway,
Fayetteville, PA 17222

UPI / TAX PARCEL NUMBER: 09-0C27K-049-.000000

ALL THAT CERTAIN lot or piece of ground situate in
Greene Township, Franklin County, Pennsylvania,
bounded and described as follows:

Judgment in the amount of: \$67,221.92

Writ Filed By: JSDC Law Office
11 E. Chocolate Ave, STE. 300
Hershey, PA 17033

No. 2025-839

FREEDOM MORTGAGE CORPORATION

VS

JESSE RYAN ALLAMONG; SHERRIE M. POOLE

**PROPERTY ADDRESS: 213 S Allison St,
Greencastle, PA 17225**

UPI/ TAX PARCEL NUMBER: 08-2837-.032-.000000

ALL the following described real estate lying and being
situate in the Borough of Greencastle, Franklin County,
Pennsylvania, known as No. 213 South Allison Street,
bounded and limited as follows:

Judgment in the amount of: \$281,497.19

Writ filed by: Brock and Scott, PLLC
2011 Renaissance Blvd, Suite 100
King of Prussia, PA 19406

No. 2025-437

**DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE FOR NOVASTAR MORTGAGE
FUNDING TRUST, SERIES 2007-2, NOVASTAR
HOME EQUITY LOAN ASSET-BACKED
CERTIFICATES, SERIES 2007-2**

VS

**JONELLE R. DELPHEY AND MICHAEL R.
DELPHEY, JONELLE R. DELPHEY, MICHAEL R.
DELPHEY**

PROPERTY ADDRESS: 15380 Jacobs Church Road,
Blue Ridge Summit, PA 17214

UPI / TAX PARCEL NUMBER: 23-0Q20L-004-.000000

ALL THE SITUATE IN BLUE RIDGE SUMMIT,
WASHINGTON TOWNSHIP, FRANKLIN COUNTY,
PENNSYLVANIA, BOUNDED AND DESCRIBED AS
FOLLOWS:

JUDGMENT IN THE AMOUNT OF: \$84,221.36

WRIT FILED BY: STERN & EISENBERG, PA
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976

No. 2025-821

SELENE FINANCE, LP

VS

ALEAH M. LYNCH

PROPERTY ADDRESS: 13155 Main Street, Fort
Loudon, PA 17224

UPI/ TAX PARCEL NUMBER: 18-0K088-014-.000000

ALL THOSE CERTIAN LOTS OR PIECES OF
GROUND SITUATE IN PETERS TOWNSHIP,
FRANKLIN COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 13155 MAIN ST FORT LOUDON,
PA 17224

BEING PARCEL NUMBER: 18-0K088-014-.000000

IMPROVEMENTS: RESIDENTIAL PROPERTY

BY: DANIELLE R. DREIER, ESQUIRE PA ID NO.
335063

PUBLIC NOTICES

No. 2025-1818

**PENNSYLVANIA HOUSING FINANCE AGENCY
VS**

VICKY L. MOORE

PROPERTY ADDRESS: 4554 Charlestown Road,
Mercersburg, PA 17236
UPI /TAX PARCEL NUMBER: 18-01<20.-031.-000000
BY VIRTUE OF A WRIT OF EXECUTION NO. 2025-1818
PENNSYLVANIA HOUSING FINANCE AGENCY
PLAINTIFF

vs

VICKY L. MOORE DEFENDANT
REAL ESTATE: 4554 CHARLESTOWN ROAD
MERCERSBURG, PA 17236
MUNICIPALITY: PETERS TOWNSHIP
DIMENSIONS: 140 X 267 X 140X 244
SEE INSTRUMENT #:2014-23072
TAX PARCEL#: 18-01<20.-031.-000000
IMPROVEMENT THEREON: A RESIDENTIAL
DWELLING HOUSE AS IDENTIFIED ABOVE
TO BE SOLD AS THE PROPERTY OF VICKY L. MOORE
UNDER FRANKLIN COUNTY JUDGMENT

No. 2025-117

**CROSSCOUNTRY MORTGAGE, LLC
VS**

MICHAEL L. PINE

PROPERTY ADDRESS: 3465 Terri Lane, Fort Loudon,
PA 17224
UPI/ TAX PARCEL NUMBER: 15-0H26.-030.-000000
ALL THOSE CERTAIN LOTS OR PIECES OF GROUND
SITUATE IN METAL TOWNSHIP, COUNTY OF
FRANKLIN, COMMONWEALTH OF PENNSYLVANIA,
BOUNDED AND DESCRIBED AS FOLLOWS:

Judgment in the amount of: \$115,207.22

Writ filed by: Albertelli Law
14000 Commerce Parkway
Suite H
Mount Laurel, NJ 08054

No. 2025-661

**FREEDOM MORTGAGE CORPORATION
VS**

**STEPHANIE ANN RIGGLEMAN AKA STEPHANIE A.
RIGGLEMAN**

PROPERTY ADDRESS: 621 E Washington Street,
Chambersburg, PA 17201
UPI /TAX PARCEL NUMBER: 03-1E11.-015.-000000
By virtue of a Writ of Execution No. 2025-661
FREEDOM MORTGAGE COPORATION
V.

STEPHANIE ANN RIGGLEMAN AKA STEPHANIE A.
RIGGLEMAN

owner(s) of property situate in the BOROUGH OF
CHAMBERSBURG, FRANKLIN County, Pennsylvania,
being

621 E WASHINGTON STREET, CHAMBERSBURG,
PA 17201

Tax ID No. 03-1E11.-015.-000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$180,933.98

Attorneys for Plaintiff
Brock & Scott, PLLC

No. 2024-872

**HAMILTON TOWNSHIP MUNICIPAL AUTHORITY
VS**

THE ESTATE OF MICHELLE HUSSAIN

PROPERTY ADDRESS: 724 Warm Spring Road,
Chambersburg, PA 17202

UPI /TAX PARCEL NUMBER: 11-0E16.-217.-000000

All that real estate lying and being situate in Hamilton
Township, Franklin County, Pennsylvania, bounded and
described as follows:

Judgment in the amount of: \$4,522.44

Writ filed by: Kelso Law
1 Tyler Court
Suite 1
Carlisle, PA 17013

PUBLIC NOTICES

No. 2024-1580

NATIONSTAR MORTGAGE, LLC

vs

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR ASSOCIATION
CLAIMING RIGHT, TITLE OR INTEREST FROM OR
UNDER JUDITH IRVING, DECEASED MORTGAGOR
AND OWNER**

PROPERTY ADDRESS: 883 Geyer Drive,
Chambersburg, PA 17201

UPI/ TAX PARCEL NUMBER: 06-1 E60.-293.-000000

All the following described real estate lying and being
situated in the Borough of Chambersburg, Franklin
County Pennsylvania, bounded and limited as follows:

Judgment in the amount of: \$99,637.46

Writ filed by: Albertelli Law

14000 Commerce Parkway,
Suite H
Mount Laurel, NJ 08054

No. 2023-4186

**ORRSTOWN BANK, SUCCESSOR BY MERGER TO
THE FIRST NATIONAL BANK OF MERCERSBURG**

vs

LORI L. YOUNG

PROPERTY ADDRESS: 11271 Lincoln Way West, Fort
Loudon, PA 17224

UPI/ TAX PARCEL NUMBER: 18-0K09.-054.-000000

ALL the following described real estate, together with the
improvements thereon erected, lying and being situate in
Peters Township, Franklin County, Pennsylvania, more
particularly described as follows:

Judgment in the amount of: \$18,759.91

Writ Filed By: JSDC Law Offices

Janene Rimolo
11 E. Chocolate Ave, Suite 300
Hershey, PA 17033
(717)533-3280

8/22, 8/29, 9/5/2025